

Engineer Skinner gave a brief update regarding ongoing projects. He is working on attaining a contractor for the water source security camera system and an initial meeting on the pressure reducing valve (PRV) Water Planning Study update was held with the engineers and Supervisor Squires prepared a five-year flow report. The Study update will be reviewed by the Department of Environmental Quality (DEQ) by the end of June.

Clerk Vorwaller let the Council know there will be travel and lodging costs for upcoming trainings for the new staff. She explained the City's government software company, Caselle is offering free training at their main office in Provo, Utah that will be very beneficial to the new staff.

Police Chief Shaw informed the Council that one of the new hires has resigned and went to work for the County. Chief Shaw requested approval to proceed with searching for and hiring another new officer. Councilmember Hart moved, seconded by Councilmember Worthington to approve Chief Shaw's request to fill the vacant position. All in favor, motion carried.

Mayor Robinson declared the public hearing open to consider the zoning map amendments of six individual parcels for the proposed Cardinal Cove development. The Clerk reported two written comments were received and the Council had reviewed them in advance. Councilmember Hart noted the comments received were both from individuals who live out of town but one does own property near the proposed development.

Todd Freeman, Engineer representing the developers explained the first step in pursuing the proposed Cardinal Cove development is to rezone the six parcels involved to allow multi-family units and storage units. The Council discussed similar zone changes and the Planning & Zoning recommendation. The Developers, Karen Salas & Jay Johnson of Floyd & Frank LLC, who attended by teleconference noted a mobile home park is part of the original proposal but could be changed to multi-family units giving the ability for more density. Engineer Skinner reported all the properties are under contract with the developers and the applications are jointly submitted by developer and property owners.

Margaret Barker, 201 N. 2nd East expressed concerns about the rezoning and proposed development. She agreed expansion in our community is inevitable but suggested it would be better either east, west or south and not on Bayers/big industry front door. This will encourage short term contractors and not the long-term type homeowners that would be better for our community. She also mentioned the sound issue from the industry, the wild life corridor, and recent survey results of a small sample of citizens that would prefer growth in single family housing. She suggested the proposed development will be just an upscale man-camp.

No other comments were given from those in attendance and the Mayor declared the public hearing closed. Mrs. Salas thanked Mrs. Barker for providing her opinion and noted she also had read the reports/surveys done by Idaho State University regarding growth and housing needs. She agreed the survey sample was small and she would be interested to

know what a larger sample would bring along with what non-home owners are interested in. She mentioned they welcome input from the community and have received comments, appreciate the ideas presented and will be weighing those concerns. Councilmember Carpenter expressed his support for the Planning & Zoning's recommendations who did their due diligence and had a good discussion regarding the zone changes. Councilmember Hart moved to approve and adopt, based on the P & Z's recommendation, to change the zones as follows to parcel's;

010000069200, Legal Description TR SE1/4SE1/4, 190 X 200, SEC 6, T9S R42E, CPICL R-2 to C-1

010000069050, Legal Description TR SE1/4SE1/4, 4.52 AC, SEC 6, T9S R42E, CPICL A-1 to R-3

010000069100, Legal Description TR SE1/4SE1/4, TR 54.2 X 82.13, SEC 6, T9S R42E, 4 AC, CPICL R-2 to R-3

010000069210, Legal Description T4R SE1/4SE1/4, .88 AC, SEC 6, T9SR42E, CPICL R-2 to R-3

010000069150, Legal Description TR SE1/4SE1/4, 12.5 AC. SEC 6, T9S R42E CO PROP IN CITY R-1 to R-3

010000490050, Legal Description LOTS 5-6-7-8, BLK 49, SODA 676 X 330 R-1 to R-3

Attorney Haney pointed out these zoning map amendments are in-line with the Comprehensive Plan. Councilmember Worthington seconded the motion. All in favor, motion carried. Councilmember Hart added this is just the zone changes, there will be much more discussion and review as the proposed development moves through the next steps. The Mayor and Council encouraged everyone to stay informed and come back to future public hearings.

During the time for citizen input Councilmember Carpenter noted the City needs the Skate Park users to help fix the Skate Park equipment and encouraged anyone interested in the maintenance of the Skate Park to get involved by coming to Greater Soda Springs Community Development Committee meetings (GSSCDC). Councilmember Worthington noted he and Director Hansen took a group of young men to the Enders Hotel & Museum and spent time with Ms. Jones the current lessee. It was a breath of fresh air and a very nice visit. Everything was staged, clean & tidy and very well done. He expressed appreciation for the time and effort Ms. Jones is putting in. He and Director Hansen felt good and pleased on what they saw and heard the museum is getting a lot of visitations. Mayor Robinson again reminded the community to shop local.

Director Hansen reviewed with the Mayor and Council estimates for the City's 20-year-old 938G Loader. The repairs needed along with upgrades recommended will be \$60,000 which is a lot more than expected. Director Hansen noted they do all the recommended maintenance but the loader gets worked a lot and especially this last winter. The Council and staff discussed at length the replacement plan, repair options and the options for purchasing a new loader through the cooperative contract program. A new 930M Loader is about the same size available for \$240,000 on a 5-year lease with approximate payments of \$33,000 and \$150,000 buyout option at the end. It would come with a 5-year/2000-hour warranty. Councilmember Hart suggested doing the minimum repairs to the current loader for \$40,000 and also lease a new one. The Council also discussed a warranty option on the repairs for an additional \$1000. Councilmember Hart moved to approve up to \$42,000 and additional \$1000 warranty to repair the 938G Loader without the upgrades and authorize Director Hansen to advance the lease to buy option on a new 930M Loader at a price of up to \$242,000 through the cooperative buying group. Councilmember Carpenter seconded the motion. All in favor, motion carried. The Mayor and Council thanked Director Hansen for taking the time to research options and reiterated their trust in the Department Heads and desire to support their efforts.

The Mayor, Council and Staff discussed the upcoming City clean-up week. The County has postponed the annual free dump week at the landfill until the 1st week of June due to the unusual snow year. The Staff discussed issues with large tree removals last year and the Mayor and Council considered options to limit the amount of yard debris that will be picked up off the curb. Mayor Robinson suggested there be no curbside pickup this year but allow all debris to be dropped off at the City Shop. Due to the loader being broke down and the County only allowing free dumping for one week it will be difficult for the City to due curbside pickup in that short of a time frame. Councilmember Worthington expressed concerns about not doing the curbside pickup which is a great service. He noted due to the extreme winter there will be an excess of tree limbs and it's going to be a big deal. Not providing curbside will put more responsibility on the home owner to figure out how to get them removed. Councilmember Carpenter suggested the rent-a-dump truck idea. After the Council's discussion Mayor Robinson still felt it best to not provide curbside pickup this year and confirmed that decision and asked the Clerk to make sure it was published there would be no curbside pickup.

Councilmember Carpenter moved to adjourn the meeting at 6:15pm, seconded by Councilmember Worthington. All in favor, motion carried.

PASSED AND APPROVED BY THE MAYOR AND CITY COUNCIL THIS 17TH DAY OF MAY, 2023.

Austin W. Robinson, Mayor

ATTEST:

Tausha Vorwaller, Clerk